*SPECIAL

WARRANTY DEED

BOOK 5825 PAGE 321

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edwin Kelley Swift and	Commerce Unicn Bank	Map 119-8
Betty Jo Swift (NAME)	(NAME)	
4301 Hillsboro Rd., Suite 100 (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2546 (STREET ADDRESS)	Parcel 71
Nashville, Tn. 37215 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ~~WE~~, Commerce Union Bank, a Tennessee banking corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Edwin Kelley Swift, an unmarried person, and Betty Jo Swift, an unmarried person

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 8, Glencliff Estates, Section 1, as of record in Book 1130, page 56, Register's Office for said County.

Said Lot No. 8 fronts 100 feet on the south side of Currey Road and runs back 468.8 feet on the east line and 460.8 feet on the west line, to the center line of Mill Creek, on which it measures 100.3 feet thereon.

Being the same property conveyed to Commerce Union Bank, by Substitute Trustee's Deed from Richard M. Davenport, Substitute Trustee, of record in Book 5762, page 596, Register's Office for Davidson County, Tennessee. 4 0 1 0 5

The above property is conveyed subject to the following:

1. Sanitary sewers and/or storm drainage easement of record in Book 4161, page 856, Register's Office for said County.

2. The Plan of record in Book 1130, page 56, said Register's Office.

3. Easement for flow of Mill Creek.

*All warranties of Commerce Union Bank herein contained are expressly limited to those persons or parties claiming by, through or under Commerce Union Bank.

unimproved ( )
This is improved (XX property, known as 713 Currey Road, Nashville, Tennessee 37217
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness its hand this 30th day of November, 19 81

ATTEST: COMMERCE UNION BANK

BY: Mary Hall Sweat A.V.P. BY: R. Booth Chapman SVP

STATE OF _____)

COUNTY OF _____)

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____, the bargainor _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this ___ day of _____, 19__.

Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, Vikki W. Harris, a Notary Public within and for the State and County aforesaid, personally appeared Mary Hollandsworth and R. Booth Chapman, with whom I am personally acquainted and who upon (his oath, their several oaths) acknowledged (himself, themselves) to be the Assistant Vice Pres. and Senior Vice President respectively of the Commerce Union Bank the within named bargainor, a corporation, and that (he, they) as such Assistant Vice Pres. and Senior Vice President, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Mary Hollandsworth as such Assistant Vice President, and attesting the same by the said R. Booth Chapman as such Senior Vice President.

WITNESS my hand and official seal at office at Nashville, Tennessee on this 30 day of Nov., 1981

My Commission Expires: 7-21-85

Vikki W. Harris
Notary Public

VIKKI W. HARRIS NOTARY PUBLIC DAVIDSON CO. TENN.

*SPECIAL **WARRANTY DEED**

FROM
Commerce Union Bank, a Tennessee banking corporation

TO
Edwin Kelley Swift, an unmarried person, and Betty Jo Swift, an unmarried person

G. 70102

IDENTIF. REFERENCE

DEC 1 11 39 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

RETURN TO: Dearborn & Ewing
ATTORNEYS
NASHVILLE, TENN.

CHECK 12/01 180.70-

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $67,000.00

Edwin Kelley Swift

Subscribed and sworn to before me this 30 day of Nov., 1981

My Commission Expires: 7/21/85

Carol R. Lewis
Notary Public

CAROL R. LEWIS NOTARY PUBLIC DAVIDSON CO. TENN.

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OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5825 PAGE 323

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			67000.00- CO	
			174.20 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 180.70-	
0572A12/01/81			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 7 0 1 0 2

IDENTIF. REFERENCE

DEC 1 11 39 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 855585